

Thrift Industry Charge-Off Rates by Asset Types
Annualized Net Charge-Off Rates, Percent of Average Assets
Yearly Averages*

Asset Type	2000	2001	2002	2003	2004	Percent of Total Assets**
Cash, Deposits, Securities	0.006	0.019	0.016	0.013	0.004	10.1%
Mortgage Pool Securities	0.001	-0.001	0.000	0.000	0.003	13.6%
Mortgage Loans	0.043	0.065	0.069	0.045	0.046	62.2%
Construction 1-4	0.095	0.198	0.183	0.088	0.082	1.1%
Construction Multifamily	0.011	0.150	0.048	0.078	0.061	0.4%
Construction NonRes	0.114	0.032	0.007	0.418	0.366	0.4%
1-4 Dwelling Units	0.049	0.057	0.074	0.039	0.040	46.0%
1-4 Units - Revolving	0.080	0.069	0.042	0.052	0.044	4.5%
Multifamily	-0.034	0.001	-0.002	0.007	0.006	4.7%
Non-Residential	0.039	0.187	0.086	0.081	0.107	4.1%
Land	0.010	0.086	0.089	0.061	0.053	0.7%
Non-Mortgage Loans	1.390	1.860	1.966	2.292	2.257	8.4%
Commercial	0.915	1.347	2.125	1.247	1.077	2.7%
Consumer Lns on Deposit	0.232	0.036	0.071	0.048	0.037	0.1%
Home Improvement	0.101	0.183	0.548	1.245	1.078	0.0%
Education	0.050	0.002	0.086	0.137	0.122	0.1%
Auto	1.021	1.160	1.472	2.191	2.212	2.1%
Mobile Home	1.235	1.505	1.246	0.907	1.307	0.1%
Consumer Other	1.170	1.428	2.134	1.381	1.258	1.7%
Credit Cards	4.016	5.544	3.679	6.489	6.288	1.7%
Total Loans	0.220	0.313	0.328	0.347	0.336	70.7%
Reposessed Assets	13.555	14.839	13.004	15.538	13.059	0.1%
Construction	4.021	3.995	3.217	8.652	8.861	0.0%
1-4 Dwelling Units	7.802	12.642	13.236	17.898	14.355	0.1%
Multifamily	2.727	3.047	5.346	9.322	8.545	0.0%
Non-Residential	7.211	7.747	4.857	9.407	9.202	0.0%
Land	20.263	2.458	5.005	1.579	1.428	0.0%
Other	85.725	80.453	49.208	37.775	33.189	0.0%
Total Loans & Repo Assets	0.241	0.333	0.346	0.367	0.352	70.8%
RE Held for Investment	0.454	0.090	0.090	0.057	-1.140	0.0%
Equity Investment	0.874	0.083	0.083	0.395	0.048	1.2%
Other Assets	0.486	0.079	0.079	0.070	0.319	4.0%

*Each quarter the net charge-off rate is calculated by dividing the net charge-offs for each asset type by its average balance. The rates for four quarters are then averaged. Institutions should use their own data for evaluating their credit loss allowances, not these net charge-off rates. The current year shows the average over the latest four quarters.

** Based on the most recent quarter's average assets .

Thrift Industry Charge-Off Rates by Asset Types
Annualized Net Charge-Off Rates, Percent of Average Assets
Four Quarter Average*, as of the First Quarter 2004

Asset Type	All Regions	Northeast	Southeast	Midwest	West
Cash, Deposits, Securities	0.004	0.000	0.017	-0.003	0.001
Mortgage Pool Securities	0.003	0.000	0.014	0.000	0.000
Mortgage Loans	0.046	0.054	0.056	0.088	0.032
Construction 1-4	0.082	0.031	0.161	0.133	0.017
Construction Multifamily	0.061	0.042	0.050	-0.020	0.377
Construction NonRes	0.366	0.135	0.207	0.470	0.561
1-4 Dwelling Units	0.040	0.045	0.051	0.046	0.035
1-4 Units - Revolving	0.044	0.028	0.066	0.031	0.043
Multifamily	0.006	0.048	0.016	0.028	-0.006
Non-Residential	0.107	0.130	0.038	0.253	0.038
Land	0.053	0.068	0.067	0.114	-0.021
Non-Mortgage Loans	2.257	2.016	3.586	1.090	1.933
Commercial	1.077	1.050	2.670	0.976	-0.061
Consumer Lns on Deposit	0.037	0.022	0.029	0.023	0.086
Home Improvement	1.078	1.442	0.548	0.410	2.686
Education	0.122	0.005	0.893	0.043	0.165
Auto	2.212	0.860	1.125	0.527	4.060
Mobile Home	1.307	1.818	0.855	0.560	3.400
Consumer Other	1.258	1.021	1.539	0.555	1.374
Credit Cards	6.288	5.441	13.757	2.003	3.490
Total Loans	0.336	0.369	0.847	0.337	0.148
Reposessed Assets	13.059	6.248	12.418	4.567	20.225
Construction	8.861	2.253	3.552	0.473	22.145
1-4 Dwelling Units	14.355	3.797	10.586	3.891	22.461
Multifamily	8.545	2.996	15.520	6.299	38.621
Non-Residential	9.202	12.236	6.827	6.139	8.339
Land	1.428	2.941	0.465	2.109	5.495
Other	33.189	4.685	65.341	58.735	14.311
Total Loans & Repo Assets	0.352	0.375	0.870	0.345	0.169
RE Held for Investment	0.734	0.182	5.961	0.012	0.071
Equity Investment	0.002	0.000	0.009	0.000	0.000
Other Assets	0.058	0.022	0.122	0.464	0.013

*Each quarter the net charge-off rate is calculated by dividing the net charge-offs for each asset type by its average balance. The four quarterly rates are then averaged. Institutions should use their own data for evaluating their credit loss allowances, not these net charge-off rates.

Thrift Industry Charge-Off Rates by Asset Types
Annualized Charge-Off Rates, Percent of Average Assets
Twelve Quarter Average*, as of the First Quarter 2004

Asset Type	All Regions	Northeast	Southeast	Midwest	West
Cash, Deposits, Securities	0.011	0.007	0.034	0.005	0.005
Mortgage Pool Securities	0.001	0.000	0.005	-0.002	0.000
Mortgage Loans	0.061	0.066	0.092	0.071	0.047
Construction 1-4	0.153	0.086	0.180	0.122	0.198
Construction Multifamily	0.084	-0.004	0.057	0.067	0.254
Construction NonRes	0.177	0.074	0.076	0.185	0.392
1-4 Dwelling Units	0.057	0.062	0.091	0.034	0.049
1-4 Units - Revolving	0.053	0.055	0.103	0.056	0.026
Multifamily	0.003	0.045	0.011	0.032	-0.011
Non-Residential	0.126	0.120	0.100	0.230	0.093
Land	0.080	0.040	0.090	0.177	0.031
Non-Mortgage Loans	2.089	1.331	3.515	1.087	2.223
Commercial	1.550	1.013	2.517	1.256	1.943
Consumer Lns on Deposit	0.055	-0.024	0.127	-0.005	0.147
Home Improvement	0.701	1.096	0.477	0.274	1.139
Education	0.075	-0.007	0.438	0.032	0.379
Auto	1.670	0.825	1.110	0.568	2.921
Mobile Home	1.362	1.066	0.895	0.793	2.926
Consumer Other	1.615	1.157	2.033	0.600	1.545
Credit Cards	5.368	3.716	10.493	1.827	4.185
Total Loans	0.333	0.270	0.856	0.319	0.183
Reposessed Assets	14.061	5.932	20.446	4.137	18.247
Construction	5.369	3.928	3.742	1.306	11.525
1-4 Dwelling Units	14.590	4.842	11.813	3.540	22.216
Multifamily	6.193	3.431	5.990	47.059	13.406
Non-Residential	7.483	8.322	7.759	5.864	7.104
Land	3.223	2.659	0.756	2.055	20.038
Other	49.592	5.394	159.556	29.228	9.126
Total Loans & Repo Assets	0.352	0.277	0.898	0.327	0.203
RE Held for Investment	0.303	0.519	2.214	-0.311	0.070
Equity Investment	0.060	0.000	0.360	0.010	0.018
Other Assets	0.065	0.023	0.082	0.341	0.044

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